



State of Vermont

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Department of Forests, Parks and Recreation
Department of Environmental Conservation
State Geologist
Natural Resources Conservation Council
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AGENCY OF NATURAL RESOURCES
Department of Environmental Conservation
Hazardous Materials Management Division
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October 18, 1994

Ron Bell
Vermont National Bank
150 Bank Street
Burlington, VT 05401

RE: Petroleum contamination at the Former Tyson General Store, Ludlow, VT
(Site #94-1652)

Dear Mr. Bell:

The Sites Management Section (SMS) has received and reviewed The Johnson Company, Inc. September 29, 1994 initial investigation report. Based on the information in this report, the SMS has concluded the following:

- On July 19, 1994, The Johnson Company discovered evidence of a petroleum release during the in-place tank closure of two 1000-gallon underground storage tanks (USTs) containing gasoline product. A Site Expressway Notification form was submitted to the SMS on July 21, 1994 indicating that this site would enter the Expressway Program. This report discusses the details of the site investigation performed under the Expressway Program.
- The USTs had been out-of-service since 1989 which is allegedly a violation of the VT UST Regulations. These regulations state that an UST must be permanently closed within one year of having been taken out-of-service. However, the Vermont National Bank acquired the property through foreclosure on May 20, 1994 and two months later mitigated the situation through the permanent closure of the USTs.
- Initially, the site investigation was to include the installation of three groundwater monitoring wells on the store property to act as groundwater sampling locations both upgradient and downgradient of the closed USTs. Due to difficult drilling conditions, only one downgradient monitoring well was installed on August 16, 1994, and no groundwater was encountered in this well. An alternative course of action was employed which involved sampling the onsite drinking water supply well and a neighboring supply well both completed in unconsolidated materials. A third sample was collected from Tiny Pond Brook, which is located immediately adjacent to the store property and which supplies drinking water to another neighboring landowner. Analysis of the water samples using EPA Method 524.2 indicates that no petroleum compounds were detected above the method detection limits of 0.5 parts per billion.

- The petroleum contaminated soils observed during the closure of the USTs does not appear to have affected the drinking water in the vicinity of the site nor the surface water located downgradient of the closed USTs. The SMS believes that the residual contamination at this site does not appear to pose an unacceptable risk to human health or the environment. You may want to pave above the USTs to prevent infiltration from precipitation and drainage, which can potentially mobilize the petroleum compounds in the soils.

Based on the results of this investigation, the site is eligible for a Site Management Activity Completed (SMAC) designation. Sites which the Hazardous Materials Management Division have determined require no further management are classified as SMAC. This designation does not release the Vermont National Bank from any past or future liability which may arise from the petroleum contamination which originated from the leaking underground storage tank system at the Former Tyson General Store. It does mean that the SMS is not requiring that any additional work be performed at this site in response to the initial contamination measured on the property. Please feel free to contact myself or Richard Spiese with any further questions or comments you may have.

Sincerely,



Chuck Schwer, Acting Chief
Sites Management Section

cc: Ludlow Selectboard
DEC Regional Office
Eric Hanson, The Johnson Company, Inc.
Robin Willey, Vermont National Bank